

156.0

0001

0003.A

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
924,600 / 924,600  
924,600 / 924,600  
924,600 / 924,600

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
230		WACHUSETT AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: MARTIN STEPHEN.JANE E	
Owner 2:	
Owner 3:	

Street 1: 230 WACHUSETT AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: WARD EDWARD/CONSTANCE/TRS -

Owner 2: WARD FAMILY TRUST -

Street 1: 230 WACHUSETT AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains 5,593 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1936, having primarily Wood Shingle Exterior and 1979 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

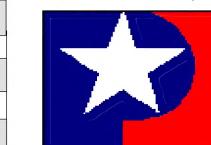
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5593		Sq. Ft.	Site		0	70.	1.05	7									411,454						411,500	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	5593.000	513,100		411,500	924,600		103523
							GIS Ref
							GIS Ref
							Insp Date
							08/25/18

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924,600 / 924,600

## USER DEFINED

Prior Id # 1:	103523
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/11/20	02:18:05
PRINT	
LAST REV	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	513,100	0	5,593.	411,500	924,600	924,600	Year End Roll	12/18/2019
2019	101	FV	366,500	0	5,593.	411,500	778,000	778,000	Year End Roll	1/3/2019
2018	101	FV	409,500	0	5,593.	346,800	756,300	756,300	Year End Roll	12/20/2017
2017	101	FV	409,500	0	5,593.	317,400	726,900	726,900	Year End Roll	1/3/2017
2016	101	FV	409,500	0	5,593.	270,400	679,900	679,900	Year End	1/4/2016
2015	101	FV	386,900	0	5,593.	235,100	622,000	622,000	Year End Roll	12/11/2014
2014	101	FV	386,900	0	5,593.	217,500	604,400	604,400	Year End Roll	12/16/2013
2013	101	FV	386,900	0	5,593.	206,900	593,800	593,800		12/13/2012

Parcel ID 156.0-0001-0003.A

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WARD EDWARD/CON	48632-330		12/8/2006	Family	100,000	No	No		
WARD EDWARD H J	31499-256		6/1/2000	Family	100	No	No		
	11726-13		8/8/1969		30,000	No	No	N	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/9/2007	914	Addition	95,000			G9	GR FY09	1 & 2 STORY
7/26/2007	625	New Wind	12,799					
9/30/2004	951	Re-Roof	6,800					

## ACTIVITY INFORMATION

Date	Result	By	Name
8/25/2018	Inspected	PH	Patrick H
6/11/2018	MEAS&NOTICE	BS	Barbara S
12/15/2008	Meas/Inspect	372	PATRIOT
1/26/2000	Inspected	264	PATRIOT
11/24/1999	Measured	268	PATRIOT
7/19/1993		KT	

Sign: VERIFICATION OF VISIT NOT DATA / / /

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>						
Type: 05 - Garrison	3	Rating: Good		A Bath:	Rating:			OF=BMT SINK.										
Sty Ht: 2A - 2 Sty +Attic				3/4 Bath:	Rating:													
(Liv) Units: 1	Total: 1			A 3QBth:	Rating:													
Foundation: 1 - Concrete				1/2 Bath: 1	Rating: Good													
Frame: 1 - Wood				A HBth:	Rating:													
Prime Wall: 1 - Wood Shingle				OthrFix: 1	Rating: Fair													
Sec Wall:			%															
Roof Struct: 1 - Gable																		
Roof Cover: 1 - Asphalt Shgl																		
Color: GRAY																		
View / Desir:																		
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>				<b>SKETCH</b>						
Grade: B- - Good (-)				Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1										
Year Blt: 1936	Eff Yr Blt:			A Kits:	Rating:			Level FY LR DR D K FR RR BR FB HB L O										
Alt LUC:		Alt %:		FrpI: 1	Rating: Average			Other										
Jurisdct:		Fact: .		WSFlue:	Rating:			Upper										
Const Mod:								Lvl 2										
Lump Sum Adj:								Lvl 1										
<b>INTERIOR INFORMATION</b>				<b>CONDOS INFORMATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>						
Avg Ht/FL: STD				Location:				Exterior:				No Unit	RMS	BRS	FL			
Prim Int Wall: 2 - Plaster				Total Units:				Interior:				1	8	4	M			
Sec Int Wall:		%		Floor:				Additions:										
Partition: T - Typical				% Own:				Kitchen:										
Prim Floors: 3 - Hardwood				Name:				Baths:										
Sec Floors:		%						Plumbing:										
Bsmnt Flr: 12 - Concrete								Electric:										
Subfloor:								Heating:										
Bsmnt Gar:								General:										
Electric: 3 - Typical								Totals				1	8	4				
Insulation: 2 - Typical																		
Int vs Ext: S																		
Heat Fuel: 2 - Gas																		
Heat Type: 1 - Forced H/Air																		
# Heat Sys: 1																		
% Heated: 100		% AC: 100																
Solar HW: NO		Central Vac: NO																
% Com Wall		% Sprinkled:																
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:						
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 156.0-0001-0003.A														
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
2	Frame Shed	D	Y	18X5		A	AV	1980		0.00	T	31.2	101					
More: N	Total Yard Items:					Total Special Features:								Total:				